

**TOWNSHIP OF SOUTH GLENGARRY
REGULAR MEETING OF COUNCIL
AGENDA**

Tuesday, September 5, 2023, 7:00 PM
Tartan Hall - Char-Lan Recreation Centre
19740 John Street, Williamstown

	Pages
1. CALL TO ORDER	
2. O CANADA	
3. DISCLOSURE OF PECUNIARY INTEREST	
4. APPROVAL OF AGENDA	
Additions, Deletions or Amendments	
All matters listed under the Consent agenda are considered to be routine and will be enacted by one motion. Should a Council member wish an alternative action from the proposed recommendation, the Council member shall request that this matter be moved to the appropriate section at this time.	
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11.	CLOSED SESSION	
	BE IT RESOLVED THAT Council convene to Closed Session to discuss the following items pursuant to Section 239 (2) of the Municipal Act S.O. 2001;	
	(2) a meeting or part of a meeting may be closed to the public if the subject matter being considered is;	
	(b) personal matters about an identifiable individual	
	Specifically: CAO Recruitment	
	(e) litigation or potential litigation	
	Specifically: Litigation Update	
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**TOWNSHIP OF SOUTH GLENGARRY
SPECIAL MEETING MINUTES**

**July 24, 2023, 3:00 p.m.
Williamstown Fire Hall
19686 William Street, Williamstown**

PRESENT: Mayor Lachlan McDonald
Deputy Mayor Martin Lang
Councillor Stephanie Jaworski
Councillor Sam McDonell
Councillor Trevor Bougie
Acting Clerk Jena Doonan

1. CALL TO ORDER

Resolution No. 225-2023

Moved by Councillor Jaworski
Seconded by Deputy Lang

BE IT RESOLVED THAT the July 24, 2023 Special Meeting of the Township of South Glengarry now be opened at 3:02 pm.

CARRIED

2. APPROVAL OF AGENDA

Resolution No. 226-2023

Moved by Deputy Lang
Seconded by Councillor McDonell

BE IT RESOLVED THAT Jena Doonan be appointed Acting Clerk for the July 24, 2023 Special Meeting of the Township of South Glengarry.

CARRIED

Resolution No. 227-2023

Moved by Councillor McDonell
Seconded by Councillor Bougie

BE IT RESOLVED THAT the agenda be adopted as circulated.

CARRIED

3. DECLARATION OF PECUNIARY INTEREST

4. APPROVAL OF MINUTES

5. PRESENTATIONS AND DELEGATIONS

6. ACTION REQUESTS

7. BY-LAWS

8. ITEMS FOR CONSIDERATION

9. CONSENT

10. CLOSED SESSION

Resolution No. 228-2023

Moved by Councillor Bougie

Seconded by Councillor Jaworski

BE IT RESOLVED THAT Council convene to Closed Session at 3:04 pm to discuss the following item under Section 239 (2) of the Municipal Act;

(2) a meeting or part of a meeting may be closed to the public if the subject matter being considered is;

(b) personal matters about an identifiable individual;

Specifically: CAO Recruitment

CARRIED

Resolution No. 229-2023

Moved by Councillor Jaworski

Seconded by Deputy Lang

BE IT RESOLVED THAT Council rise and reconvene at 6:46 pm into open session.

CARRIED

11. ADJOURNMENT

Resolution No. 230-2023

Moved by Deputy Lang

Seconded by Councillor McDonell

BE IT RESOLVED THAT the Council of the Township of South Glengarry adjourn to the call of the chair at 6:46 pm.

CARRIED

Mayor

Clerk

**TOWNSHIP OF SOUTH GLENGARRY
SPECIAL MEETING MINUTES**

**July 28, 2023, 1:00 p.m.
Williamstown Fire Hall
19686 William Street, Williamstown**

PRESENT: Mayor Lachlan McDonald, Deputy Mayor Martin Lang, Councillor Stephanie Jaworski, Councillor Sam McDonell and Councillor Trevor Bougie.

ACTING CLERK: Sarah Huskinson

1. CALL TO ORDER

Resolution No. 231-2023

Moved by Councillor Bougie
Seconded by Councillor Jaworski

BE IT RESOLVED THAT the July 28, 2023 Special Meeting of the Township of South Glengarry now be opened at 1:02 pm.

CARRIED

Resolution No. 232-2023

Moved by Councillor Jaworski
Seconded by Councillor McDonell

BE IT RESOLVED THAT Sarah Huskinson be appointed Acting Clerk for the July 28, 2023 Special Meeting of the Township of South Glengarry.

CARRIED

2. APPROVAL OF AGENDA

Resolution No. 233-2023

Moved by Councillor McDonell
Seconded by Deputy Lang

BE IT RESOLVED THAT the agenda be adopted as circulated.

CARRIED

3. DECLARATION OF PECUNIARY INTEREST
4. APPROVAL OF MINUTES
5. PRESENTATIONS AND DELEGATIONS
6. ACTION REQUESTS
7. BY-LAWS
8. ITEMS FOR CONSIDERATION

9. CONSENT
10. CLOSED SESSION

Resolution No. 234-2023

Moved by Deputy Lang
Seconded by Councillor Bougie

BE IT RESOLVED THAT Council convene to Closed Session at 1:03 pm to discuss the following item under Section 239(2) of the Municipal Act;

(2) a meeting or part of a meeting may be closed to the public if the subject matter being considered is;

(b) personal matters about an identifiable individual;

Specifically: CAO Recruitment

CARRIED

Resolution No. 235-2023

Moved by Councillor Bougie
Seconded by Councillor Jaworski

BE IT RESOLVED THAT Council rise and reconvene at 2:18 pm into open session without reporting.

CARRIED

11. ADJOURNMENT

Resolution No. 236-2023

Moved by Councillor Jaworski
Seconded by Councillor McDonell

BE IT RESOLVED THAT the Council of the Township of South Glengarry adjourn to the call of the chair at 2:19 pm.

CARRIED

Mayor

Clerk

TOWNSHIP OF SOUTH GLENGARRY
PUBLIC MEETING MINUTES

August 8, 2023, 6:30 p.m.
Electronic Meeting

PRESENT:	Mayor Lachlan McDonald, Deputy Mayor Martin Lang, Councillor Stephanie Jaworski, Councillor Sam McDonell and Councillor Trevor Bougie.
STAFF PRESENT:	Acting CAO/Clerk Kelli Campeau, GM Planning, Building & Enforcement Joanne Haley and Community Planner Maxwell Irwin.

1. CALL TO ORDER

Moved by: Councillor McDonell

Seconded by: Deputy Mayor Lang

That the meeting be opened at the call of the chair at 6:36pm.

CARRIED

2. APPROVAL OF AGENDA

Moved by: Councillor Bougie

Seconded by: Councillor McDonell

That the agenda be approved as circulated.

CARRIED

3. DECLARATION OF PECUNIARY INTEREST

4. NEW BUSINESS

4.1 ZBLW-09-23 - Ehrenfeld Wilfinger (Beraha)

The subject property is described as part of Lot 33 Concession 1 in the geographic Township of Lancaster, now in the Township of South Glengarry in the County of Glengarry, located at 20621 Old Highway 2.

The purpose of this Amendment is to rezone the subject property from its current zoning of Agriculture (AG) to Agriculture – Exception Thirty-Five (AG-35) to permit *Adventure Games* as an on-farm diversified use.

Frederique Theoret inquired if there was a plan in place for clean up of waste.

Mr. Maxwell Irwin stated that there was no plan established yet as a part of the zoning amendment.

Mr. Tyler Beraha clarified that both the BBs from the airsoft guns and paintballs for the paintball guns are biodegradable. He also stated that for a restroom, he will have an outhouse that he will get emptied every few weeks.

5. ADJOURNMENT

Moved by: Councillor McDonell

Seconded by: Councillor Bougie

That the meeting adjourn at the call of the chair at 6:44pm.

CARRIED

Mayor

Clerk

TOWNSHIP OF SOUTH GLENGARRY
REGULAR MEETING MINUTES

August 8, 2023, 7:00 p.m.
Electronic Meeting

PRESENT: Mayor Lachlan McDonald, Deputy Mayor Martin Lang, Councillor Stephanie Jaworski, Councillor Sam McDonell and Councillor Trevor Bougie.

STAFF
PRESENT: Acting CAO/Clerk Kelli Campeau, GM Finance/Treasurer Suday Jain, GM Infrastructure Services Sarah McDonald, GM Planning, Building & Enforcement Joanne Haley, GM Parks, Recreation & Culture Sherry-Lynn Servage, Fire Chief Dave Robertson and Deputy Clerk Kayce Dixon.

1. CALL TO ORDER

Resolution No. 237-2023

Moved by Deputy Lang
Seconded by Councillor Bougie

BE IT RESOLVED THAT the regular Council meeting of August 8th, 2023 be called to order at 7:01 pm.

CARRIED

2. O CANADA

3. DISCLOSURE OF PECUNIARY INTEREST

3.1 Mayor McDonald - Peanut Line Options Analysis Interim Report (WSP)

Adjacent property owner

3.2 Councillor McDonell - Peanut Line Options Analysis Interim Report (WSP)

Adjacent property owner

4. APPROVAL OF AGENDA

Resolution No. 238-2023

Moved by Councillor Jaworski
Seconded by Councillor Bougie

BE IT RESOLVED THAT the Council of the Township of South Glengarry approve the agenda as circulated.

CARRIED

5. APPROVAL OF MINUTES

5.1 Previous Meeting Minutes - July 17, 2023

Resolution No. 239-2023

Moved by Councillor Jaworski
Seconded by Councillor McDonell

BE IT RESOLVED THAT the minutes of the following meetings be adopted as circulated:

Previous Meeting Minutes - July 17, 2023

CARRIED

6. PRESENTATIONS AND DELEGATIONS

6.1 Butternut Lane Bridge Renewal Options Study - Morrison Hershfield

6.2 Peanut Line Options Analysis Interim Report (WSP)

Mayor McDonald declared a conflict on this item. (Adjacent property owner)

Councillor McDonell declared a conflict on this item. (Adjacent property owner)

7. ACTION REQUESTS

7.1 2023 Capital Road Structure Work – Chapel and Second Line (S. McDonald)

Resolution No. 240-2023

Moved by Councillor Bougie
Seconded by Deputy Lang

BE IT RESOLVED THAT Staff Report 100-2023 be received that the Council of the Township of South Glengarry acknowledge the deferral of part of the 2023 capital road structure program, specifically the major rehabilitation construction of SN30018 and SN30044 and the major rehabilitation design for SN30011; and furthermore, that Council directs Administration to carry forward any unspent capital road structure funding to 2024.

CARRIED

7.2 Butternut Lane Bridge Planning Study Results (S. McDonald)

Resolution No. 241-2023

Moved by Councillor McDonell
Seconded by Deputy Lang

BE IT RESOLVED THAT Staff Report 101-2023 be received, providing the summary results of the Butternut Lane Bridge Planning Study – Renewal Options and Financial Analysis Report.

CARRIED

7.3 Producer Responsibility Organization Agreements - Delegation of Authority (S. McDonald)

Resolution No. 242-2023

Moved by Councillor Jaworski
Seconded by Councillor Bougie

BE IT RESOLVED THAT Staff Report 102-2023 be received and that the Council of the Township of South Glengarry provide the General Manager of Infrastructure Services delegated authority to negotiate rates and enter into agreements with Producer Responsibility Organizations (PROs) to arrange for the collection, transportation, and environmentally sound recycling or disposal of end-of-life products.

CARRIED

7.4 RFP 12-2023 Building Condition Assessments (S. Servage)

Resolution No. 243-2023

Moved by Deputy Lang
Seconded by Councillor McDonell

BE IT RESOLVED THAT Staff Report 103-2023 be received and that RFP 12-2023 for Building Condition Assessments be awarded to Roth IAMS as per their submission of \$91,572 plus HST and furthermore that the Mayor and Clerk be authorized to sign all applicable documents.

CARRIED

7.5 Request for Donation – Maison Interlude House (K. MacDonald)

Resolution No. 244-2023

Moved by Councillor Jaworski
Seconded by Deputy Lang

BE IT RESOLVED THAT Staff Report 104-2023 be received and that the Council of the Township of South Glengarry grants the request for a donation of \$1000 to Maison Interlude House.

CARRIED

8. BY-LAWS

8.1 Amended Committee Appointment By-law (K. Campeau)

Resolution No. 245-2023

Moved by Councillor Bougie
Seconded by Councillor Jaworski

BE IT RESOLVED THAT Staff Report 99-2023 be received and that By-law 57-2023, being a by-law to amend By-law 18-2023 for the appointment of council committees and positions be read a first, second and third time, passed, signed and sealed in open council this 8th day of August 2023.

CARRIED

8.2 Community Improvement Plan Agreement (J. Treverton)

Resolution No. 246-2023

Moved by Deputy Lang
Seconded by Councillor McDonell

BE IT RESOLVED THAT Staff Report 105-2023 be received and that By-law 58-2023, being a by-law to enter into a CIP Agreement with Nicole Hagen be read a first, second and third time, passed, signed and sealed in open council this 8th day of August 2023 and furthermore that the Mayor and Clerk be authorized to sign all relevant documents.

CARRIED

8.3 12392030 Canada Inc. - Zoning By-law Amendment (J. Haley)

Resolution No. 247-2023

Moved by Councillor Bougie
Seconded by Councillor McDonell

BE IT RESOLVED THAT Staff Report 106-2023 be received and that By-law 59-2023, being by-law to amend By-law 38-09, to rezone the property described as Part of Lots 15 and 16, Concession 1 IL, being part of lot 2 and 41 on SDG Plan 101 in the Geographic Township of Charlottenburgh, now in the Township of South Glengarry, County of Glengarry from Open Space (OS), Highway Commercial (CH) and Floodplain-Holding (FP-H) to General Commercial Exception Seven (CG-7), Residential One - Exception Nineteen - Holding (R1-19-H), and Floodplain (FP), be read a first, second and third time, passed, signed and sealed in open Council this 8th day of August 2023.

CARRIED

9. ITEMS FOR CONSIDERATION

9.1 Support Resolution - Town of Petrolia

Resolution No. 248-2023

Moved by Deputy Lang
Seconded by Councillor Jaworski

BE IT RESOLVED THAT the Council of the Township of South Glengarry hereby supports the resolution passed by the Town of Petrolia on June 26, 2023 concerning regulations for licensed home-based childcare operators and the shortage of child care spaces across the Province;

AND FURTHERMORE that this resolution be forwarded to the Premier of Ontario, the Minister of Children, Community & Social Services, the Minister of Education, MPP Nolan Quinn and the Association of Municipalities of Ontario.

CARRIED

9.2 Support Resolution - Municipality of Chatham-Kent

Resolution No. 249-2023

Moved by Deputy Lang
Seconded by Councillor Bougie

BE IT RESOLVED THAT the Council of the Township of South Glengarry hereby supports the resolution passed by the Municipality of Chatham-Kent on June 26, 2023 regarding the necessary review of the Municipal Freedom of Information and Protection of Privacy Act;

AND FURTHERMORE that this resolution be forwarded to MPP Nolan Quinn, the Minister of Public and Business Service Delivery, the Information and Privacy Commissioner of Ontario, the Association of Municipalities of Ontario and the AMCTO Legislative and Policy Advisory Committee.

CARRIED

10. CONSENT AGENDA

Resolution No. 250-2023

Moved by Councillor Bougie
Seconded by Councillor McDonell

BE IT RESOLVED THAT Council accepts the items listed on the Consent Agenda.

CARRIED

- 10.1 2022 EAA Compliance Report (S. McDonald)
- 10.2 CIP Advisory Committee Minutes - July 25, 2023
- 10.3 Committee of Adjustment Minutes - July 10, 2023
- 10.4 Draft SDG County Council Minutes - July 17, 2023
- 10.5 Review of Progress - Management of Road Salts (Environment and Climate Change Canada)
- 10.6 Proclamation - Early Childhood Educator Appreciation Day
- 10.7 Support Resolution - Rural Education Funding (South Dundas)
- 10.8 Support Resolution - Rural Education Funding (Township of Hornepayne)
- 10.9 Resolution - Local Emergency Response System Code Red and Black (Town of Essex)
- 10.10 Resolution - Northern Institute of Chronic Pain (Municipality of Wawa)
- 10.11 Resolution - Affordable Housing (Federation Of Northern Ontario Municipalities Housing)
- 11. CLOSED SESSION
- 12. CONFIRMING BY-LAW
- 12.1 Confirming By-law 60-2023

Resolution No. 251-2023

Moved by Councillor McDonell
Seconded by Councillor Jaworski

BE IT RESOLVED THAT By-law 60-2023, being a by-law to adopt, confirm and ratify matters dealt with by resolution be read a first, second and third

time, passed, signed and sealed in open council this 8th day of August 2023.

CARRIED

13. ADJOURNMENT

Resolution No. 252-2023

Moved by Deputy Lang
Seconded by Councillor McDonell

BE IT RESOLVED THAT the Council of the Township of South Glengarry adjourn to the call of the chair at 8:39 pm.

CARRIED

Mayor

Clerk

Formal Request for Hardtop surface - Conc 2 (2nd to 3rd Line) - Bainsville ON

To Council & Mayor's Attention:

On June 20th, 2023, I- Monica Grundmann, met with Sarah McDonald & Belinda Dixon at the Town Hall in Lancaster and had a frank yet cordial discussion (on behalf of the residents of Concession 2 between 2nd & 3rd Line Bainsville ON) regarding our dissatisfaction that we are on a 10 year waiting list to have our 3 km segmented stretch of gravel road paved.

We would like to officially request that we are considered at the earliest time frame to having this section replaced to hardtop.

Some residents have been living and having agricultural livelihood since the early 1970's. Many investments have been incurred on upgrades to their land with drain tiling, leveling of their land and in more recent times invested in much larger agricultural machinery. They need to use this section of roadway but have to deal with the extremely bumpy roads (especially more so this Spring) and extreme dustiness. Others have lived here 14 years or less and also are in shock that one of the 1st Concessions is continually being overlook or not considered. We all have been paying taxes as all others and are wondering WHY we cannot come to modern times especially now.

As you are all aware of the observations and complaints of past and present residents living with gravel roadways, we will reiterate this again - dirt roads diminish our property values, are damaging to our vehicles and agricultural machinery, cause extreme dustiness to our crops and home life indoors and outdoors during summer month enjoyment, unsafe for the many new families with young children, cyclists, families pushing strollers or walking their pets or unsafe for persons with physical limitations, etc...

We would like our situation to be reviewed and considered as soon as possible (and not in 10 years). For some residents waiting 50 years for this improvement is taxing on the patience level especially since Concession 2 Road between 1st & 2nd Line and 3rd to 4th line are already paved with hardtop.

We thank you for your utmost attention and consideration and look forward to further future public discussions to accelerate the requested improvement to our section of roadway.

Name/Signature:

Address/Tel:

Date:

Monica Grundmann

21130 Conc 2 Rd

07/24/23

Paul Eggerli

21093 Conc 2 Rd

07/24/23

Heidi Eggerli

" " "

07.24.23

Handwritten signature

07/24/23

FORMAL REQUEST FOR HARDBOP SURFACE - Conc 2
- 2 -
(2ND TO 3RD LINE) BAINSVILLE ON

Steve Binnick
Erika Oeggerli
Colin Tora Osborne

Charlie & Diane Osborne
Gabrielle Besner

Francis Chéroux

Yvel Ruest
Lennart Ruest

James Prud'homme

Katie Oegul

Oegul Ben Oegert

Oegul David Oegert

Paul Oegul

Marie Lefebvre

Karen Lefebvre

Adam Lefebvre

Eloise Molgat

Stéphane Thibault

Ann Lefebvre

Michael Oegert

Madeleine Oegul

21130 Conc 2

21055 Conc 2

5964 3rd Line Rd

5964 3rd Line Rd.

21410 Concession Rd 2

21410 Concession Rd 2

21350 Concession

21350 Concession

21315 Concession Rd 2

21043 Concession 2

21043 Concession

21040 Concession rd 2

21085 Concession Rd 2

21193 Concession Rd 2

21193 Conc. 2

5890 2nd line rd

5895 2nd Line Rd.

21190 2nd Conc

5852 3rd Line Rd.

5852 3rd Line Rd.

July 24/2023

613-662-2529

July 25/2023

613-347-7163

July 25 2023

347-1014

July 25/23 38755

July 25/2023

July 25/23

July 25/23

July 26/23

July 26 2023

July 26 2023

July 27, 2023

July 27 2023

July 29 2023

July 29/23

July 29/23

July 29/23

July 31/23

Aug 4th 2023

Aug 4 2023

(22)

ST. ANDREWS UNITED CHURCH MEMBERS

NAME/SIGNATURE:

ADDRESS/TEL#:

DATE:

Raylene Goulder

21186 Cone 3 Bainsville

July 30/23

Lynn Coghlin

219, BATHURST, P.C. Que

"

Joe Heliv

20377 Selma St. S. Line

"

Carolyn McRae

21535 Old Hwy 2

"

Judy Cameron

70 Hamilton Is.

"

Darbara Jacobs

6247 Conway Crt Bainsville

July 30/23

Merv Haverstock

20953 Old Hwy 2 Lancaster

" "

Shirley M. M.

20 DUNCAN ST LANCASTER

"

Webbie Warr

39 Wood St. Lancaster

"

L. Entwistle

GROG RILEY

"

10

From: [Martin](#)
To: [Kelli Campeau](#)
Subject: Hunting request
Date: August 10, 2023 3:14:11 PM

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi,

I would like to make a request to see if i could hunt deer in Charlottenburgh Forest Mountain Bike trails located on caber road in Martin town Ontario. The deer hunting season last almost 3 months when you do archery hunting in wmu 65 (zone)

No rifles are allowed in this area.

There is a 2 week period of 12 gauge shotgun and 1 week of muzzle loader.

If you are not comfortable with firearms we could just go with archery only. October to end of december 31 st like the law stipulates it.

I would be willing to sign a waver to cover you from any liability/responsability in case something happens.

You guys could work with a permit system and a maximum of x amount of hunters because its not a big forest. This could avoid allot of conflits. Id say 2 hunter maximum for that forest that im talking about.

if you decide to move foward with this i would personaly keep it local to avoid a flood of hunters all over the forest.

Just my 2 cents.

Please get back to me if you have other sugggestion or ideas and let me know the decision when time comes please.

Im an open minded person and respectful hunter.

I will be moving on Caber road next year. I just bought a lot to build on and currently doing work on it.

Thanks

Martin Gendron

613-620-3860



STAFF REPORT

S.R. No. 107-2023

PREPARED BY: Sarah McDonald, P. Eng – GM Infrastructure

PREPARED FOR: Council of the Township of South Glengarry

COUNCIL DATE: September 5, 2023

SUBJECT: Streetlight Upgrade Project – Funding

BACKGROUND:

1. The Township is converting streetlights in the Cornwall Electric Area to LEDs. During October 2022, the Township tendered the conversion of approximately 376 existing high-pressure sodium (HPS) streetlight fixtures to LED.
2. This is a turn-key project to be completed in 2023 and was [awarded](#) to REALTERM Energy for \$162,078 and was based on the streetlight inventory provided in the RFP document.
3. REALTERM has completed the Investment Grade Audit on the subject streetlight network which concluded that the decorative fixtures were unrepresented in the initial inventory.
4. Fixtures for decorative streetlights are an average of five times more expensive than fixtures for a cobrahead streetlight.
5. The resulting increase in cost for this project is approximately \$65,000, which is above Administration's ability to authorize per the Township's Procurement by-law 33-18.

ANALYSIS:

6. At the increased cost, the streetlight project payback period is 5 years with a 20-year net savings of over \$1,000,000.
7. The Concession 2 Culvert Replacement (Westley Creek) had an approved capital budget of \$200,000 and was funded through the Ontario Municipal Partnership Fund. The culvert project was successfully completed in-house with a surplus of over \$100,000.

8. Administration recommends that surplus from the Concession 2 Culvert Replacement project be reallocated to the Streetlight Upgrade project to allow for the upgrade of the decorative streetlights in the Cornwall Electric Area.
9. Administration has begun the replacement of the cobrahead streetlights, which was on-budget, as previously approved through Council Resolution 350-2022.

IMPACT ON 2023 BUDGET:

10. There are sufficient funds available as a result of the Concession 2 Culvert replacement project surplus to cover the additional cost of the streetlight project, subject to Council's approval.

ALIGNMENT WITH STRATEGIC PLAN:

N/A

RECOMMENDATION:

BE IT RESOLVED THAT Staff Report 107-2023 be received and that the Council of the Township of South Glengarry reallocate surplus funding from the Concession 2 Culvert Replacement Project to the Streetlight Upgrade Project; and furthermore, that the General Manager of Infrastructure Services be authorized to sign all appropriate documents.

**Recommended to Council for
Consideration by:
ACTING CAO – KELLI CAMPEAU**



STAFF REPORT

S.R. No. 108-2023

PREPARED BY: Sarah McDonald, P. Eng., GM Infrastructure Services

PREPARED FOR: Council of the Township of South Glengarry

COUNCIL DATE: September 5, 2023

SUBJECT: RFQ 13-2023 - Supply of Stone Dust

BACKGROUND:

1. Request for Quotations 13-2023 for the Supply of Stone Dust closed on August 28, 2023.
2. The scope of work for this procurement is:
 - a. Delivery of 3,500 tonnes of stone dust to 19480 Airport Road (Public Works Facility).
3. Two submissions were received as follows:

Company	Unit Price	Total Price (excl. HST)
Louis W. Bray Construction Limited	\$16.93	\$59,255.00
Cornwall Gravel Company Limited	\$14.98	\$52,422.22

4. For comparison, the unit price per tonne in the previous two-years was:
 - a. 2021 - \$9.50 / tonne for 5,000 tonnes of stone dust.
 - b. 2022 - \$12.45 / tonne for 3,500 tonnes of stone dust.

ANALYSIS:

5. Administration has reviewed the tender documents for compliance with the tender submission requirements.
6. A delivery date before October 14, 2023 was indicated as preferred in the procurement. Both companies indicated an early September delivery date was possible.

7. The low bidder has performed this work in the past and has the resources and experience to complete the work.

IMPACT ON 2023 BUDGET:

8. There are sufficient funds within the 2023 Winter Control Plowing – Stone Dust and Salt budget to accommodate this purchase.

ALIGNMENT WITH STRATEGIC PLAN:

Goal 2: Invest in infrastructure and its sustainability.

RECOMMENDATION:

BE IT RESOLVED THAT Staff Report 108-2023 be received and that the Council of the Township of South Glengarry award Procurement 13-2023 for the Supply of Stone Dust to Cornwall Gravel Company Limited in accordance with their submission in the amount of \$52,422.22 excluding HST for 3,500 tonnes of stone dust at the unit cost of \$14.98 per tonne; and furthermore, that the Mayor and Clerk be authorized to sign all appropriate documents.

**Recommended to Council for
Consideration by:
ACTING CAO – KELLI CAMPEAU**



STAFF REPORT

S.R. No. 109-2023

PREPARED BY: GM of Parks, Recreation and Culture – Sherry-Lynn Servage

PREPARED FOR: Council of the Township of South Glengarry

COUNCIL DATE: September 5, 2023

SUBJECT: RFP 14-2023 - Glengarry, Nor'Westers and Loyalist Museum Kitchen Renovation

BACKGROUND:

1. The renovation of the Glengarry, Nor'Westers and Loyalist Museum Kitchen was included as part of the 2023 Capital Budget.
2. The kitchen is used to prepare for various events such as the Summer Tea Talks, fundraisers, and board meetings.
3. The Township issued RFP 14-2023 – Glengarry, Nor'Westers and Loyalist Museum Kitchen Renovation on July 25, 2023, which closed on August 15, 2023 with an optional site visit on August 2, 2023.
4. Administration has involved the Glengarry, Nor'Westers and Loyalist Museum during this project to ensure the scope of work and schedule meets their operational needs.
5. The RFP invited proponents to provide proposals for the renovation. The project's scope of work highlights are provided below;
 - a. Removal and replacement of existing cabinets and counters.
 - b. Additional storage cabinets under window and above fridge area.
 - c. Additional shelving on north/east wall.
 - d. Installation of a three-compartment sink to comply with the Ontario Regulation 493/17 Foot Premise regulations.
 - e. All necessary plumbing and electrical work to maximize the functionality of the space.
 - f. Any necessary drywall, patching and painting.
 - g. Obtaining all required permits, inspections and certificates.
 - h. Removal of tile flooring containing asbestos and installation of new flooring within the kitchen space - following Ontario Regulation 278/05 Designated Substances.

6. Proponents were asked to provide a design that maximizes the functionality of the space and accommodates the existing appliances. Therefore, proposed changes to the layout were accepted.
7. The project schedule includes a completion date of December 1, 2023 or earlier. However, it was noted in the RFP that submissions will still be considered if they were unable to meet this timeline and encouraged proponents to still submit with their project completion date included.

ANALYSIS:

8. The Township received 1 submission as follows;

Submission	Price (Subtotal)
John Gordon Construction	\$46,727

9. Two layout options were provided as part of their proposal – the same pricing pertains to both layouts.
10. Layout 1 included the original kitchen layout with the additional storage items indicated in Section 5 of this report. Layout 2 also includes the additional storage items indicated in Section 5, however it also includes moving the oven to a less high traffic area for safety purposes.
11. Administration has evaluated the submission for accuracy compliance with the requirements of the RFP. Additionally, the proposal has been evaluated through the evaluation matrix that was outlined in the RFP.
12. Administration has consulted with the Glengarry, Nor'Westers and Loyalist Museum to ensure the proposal met the needs of their operations.
13. In consultation with the Museum and based on the evaluation, Administration recommends awarding RFP 14-2023 to John Gordon Construction (layout 2), as per their submission. John Gordon Construction has indicated that the project will be completed by the end of November.

IMPACT ON 2023 BUDGET:

14. The proposal submitted by John Gordon Construction with a value of \$46,727 is within the 2023 budget.

ALIGNMENT WITH STRATEGIC PLAN:

Goal 2: Invest in infrastructure and its sustainability

RECOMMENDATION:

BE IT RESOLVED THAT Staff Report 109-2023 be received and that RFP 14-2023 for the Glengarry, Nor'Westers and Loyalist Museum Kitchen Renovation be awarded to John Gordon Construction as per their submission of \$46,727 plus HST and furthermore that the Mayor and Clerk be authorized to sign all applicable documents.

**Recommended to Council for
Consideration by:
ACTING CAO – KELLI CAMPEAU**





STAFF REPORT

S.R. No. 110-2023

PREPARED BY: Maxwell Irwin – Community Planner
for Joanne Haley- GM Planning, Building & Enforcement

PREPARED FOR: Council of the Township of South Glengarry

COUNCIL DATE: September 5th, 2023

SUBJECT: Zoning By-law Amendment - Beraha

BACKGROUND:

Site Location:

1. Part of Lot 33, Concession 1, in the geographic Township of Lancaster, now in the Township of South Glengarry, County of Glengarry, located at 20621 Old Highway 2.
- 2.



Owner/Applicant:

2. Ivonne Ehrenfeld & Hilde Wilfinger / Tyler Beraha

Description of Site and Surroundings:

3. The subject property is located on the northside of Old Highway 2 east of the Urban Settlement Area of Lancaster. It is approximately 23.36 acres in size. The subject property is currently farmed land also containing a single detached dwelling and accessory agricultural structures.
4. The surrounding lands are characterized as a county road, a 400 series highway, a municipal road, and vacant land to the south, a railway corridor, a powerline corridor, and farmland to the north, residential (single detached dwellings), vacant, and farmed land to the west, and a recently constructed mini warehouse and public storage establishment to the east.

Summary of Requested Zoning Proposal:

5. On June 26th, 2023, the Township accepted the zoning amendment application; said application was deemed complete on the same day. The purpose of this Amendment is to rezone the subject property from Agriculture (AG) to Agriculture – Exception Thirty-Five (AG-35) to permit adventure games as an on-farm diversified use on the subject property. All other applicable provisions of Zoning By-law 38-09, as amended, shall continue to apply.
6. Adventure games are defined as: “an active commercial recreational activity where participants pay a fee to play combat games in protective gear with paintball guns, airsoft guns or similar equipment in a designated area.”

ANALYSIS:

Planning Rationale:

Planning Policy Framework:

7. This application is subject to the following policy framework:
 - a. The Provincial Policy Statement (PPS) 2020
 - b. Guidelines on Permitted Uses in Ontario’s Prime Agricultural Areas (Publication 851)
 - c. The United Counties of Stormont, Dundas and Glengarry Official Plan (OP)
 - d. The Township of South Glengarry’s Zoning By-law

Provincial Policy Statement

8. The Provincial Policy Statement (PPS) 2020 provides policy direction on matters of provincial interest relating to land use planning and development. This policy provides for appropriate development, while protecting resources of provincial interest, public health and safety and the quality of the natural and built environment. All land use planning decisions must be consistent with the PPS.

9. The PPS policies that apply to this proposed zoning amendment are as follows:
 - a. 1.0 Building Strong Communities
 - i. 1.1 Managing and Directing Land Use to Achieve Efficient and Resilient Development and Land Use Patterns;
 - b. 2.0 Wise use of Management and Resources,
 - i. 2.3 Agriculture

10. Section 1.1.1. of the PPS states:

“Healthy, liveable and safe communities are sustained by:

- a) promoting efficient development and land use patterns which sustain the financial well-being of the Province and municipalities over the long term;
- b) accommodating an appropriate affordable and market-based range and mix of residential types (including single-detached, additional residential units, multi-unit housing, affordable housing and housing for older persons), employment (including industrial and commercial), institutional (including places of worship, cemeteries and long-term care homes), recreation, park and open space, and other uses to meet long-term needs;
- c) avoiding development and land use patterns which may cause environmental or public health and safety concerns;
- d) avoiding development and land use patterns that would prevent the efficient expansion of settlement areas in those areas which are adjacent or close to settlement areas;
- e) promoting the integration of land use planning, growth management, transit-supportive development, intensification and infrastructure planning to achieve cost-effective development patterns, optimization of transit investments, and standards to minimize land consumption and servicing costs;
- f) improving accessibility for persons with disabilities and older persons by addressing land use barriers which restrict their full participation in society;
- g) ensuring that necessary infrastructure and public service facilities are or will be available to meet current and projected needs;

h) promoting development and land use patterns that conserve biodiversity;
and

i) preparing for the regional and local impacts of a changing climate.”

11. The proposed amendment relates to this section of the PPS as permitting adventure games as an on farm diversified use on the subject property will promote an efficient use of the land while accommodating appropriate recreational uses with limited environmental or public health and safety concerns.
12. The subject property is approximately 0.5 km to the Urban Settlement Area of Lancaster but does not impose any additional challenges for the efficient expansion of the Settlement Area as the use is of a relatively small scale and that area has already been designated as Agricultural Resource Lands and has been afforded the protections that Prime Agricultural Lands are given.
13. The use permitted by the proposed amendment does not require the expansion of existing public infrastructure as it will rely entirely on private infrastructure (ie; private septic system and well).
14. The proposed amendment does not appear to inherently improve accessibility for persons with disabilities nor does it inherently worsen accessibility.
15. The use proposed to be permitted by this amendment does include any proposed structures at this time and may rely on the existing services such as the septic system and well serving the existing dwelling or temporary/portable washroom facilities.
16. The subject property is already developed, and the proposed amendment would not permit any significant further impact on biodiversity or on local preparations for the impacts of a changing climate.
17. Section 1.1.4. of the PPS states:

“1.1.4.1 Healthy, integrated and viable rural areas should be supported by:

- a) building upon rural character, and leveraging rural amenities and assets;
- b) promoting regeneration, including the redevelopment of brownfield sites;
- c) accommodating an appropriate range and mix of housing in rural settlement areas;

d) encouraging the conservation and redevelopment of existing rural housing stock on rural lands;

e) using rural infrastructure and public service facilities efficiently;

f) promoting diversification of the economic base and employment opportunities through goods and services, including value-added products and the sustainable management or use of resources;

g) providing opportunities for sustainable and diversified tourism, including leveraging historical, cultural, and natural assets;

h) conserving biodiversity and considering the ecological benefits provided by nature; and

i) providing opportunities for economic activities in prime agricultural areas, in accordance with policy 2.3.”

18. The proposed amendment relates to this section of the PPS as permitting adventure games as an on farm diversified use would be leveraging existing rural assets offering an opportunity for a new use for an underutilized field.

19. There is no known reason to suspect that the subject property is a Brownfields site.

20. The proposed amendment would not significantly impact the existing housing stock, existing rural infrastructure, public service facilities, ecology, or biodiversity on or surrounding the subject property.

21. Permitting adventure games on the subject property would provide a more diverse economic base as there are currently no other adventure game facilities within the boundaries of the Township of South Glengarry and would provide an opportunity for some diversification of tourism in the area as similar facilities elsewhere generally attract customers from surrounding municipalities as there are relatively few adventure game facilities in Eastern Ontario.

22. Section 2.3.3. “Permitted Uses”, of the PPS states:

“2.3.3.1 In prime agricultural areas, permitted uses and activities are:

agricultural uses, agriculture-related uses and on-farm diversified uses.

Proposed agriculture-related uses and on-farm diversified uses shall be compatible with, and shall not hinder, surrounding agricultural operations. Criteria for these uses may be based on guidelines developed by the Province or municipal approaches, as set out in municipal planning documents, which achieve the same objectives.”

23. The proposed amendment relates to this section of the PPS as the proposed use will be limited in scale to qualify as an on-farm diversified use as set out in current guidelines to ensure compatibility with and protection of surrounding agricultural land uses.

Guidelines on Permitted Uses in Ontario’s Prime Agricultural Areas (Publication 851)

24. The Guidelines on Permitted Uses in Ontario’s Prime Agricultural Areas is provided by OMAFRA to help municipalities, decision-makers, farmers, and others interpret the Provincial Policy Statement on the uses that are permitted in Prime agricultural areas. The guidelines that apply to this proposed zoning amendment are as follows:

a. 2.3 On-Farm Diversified Uses

25. Section 2.3.1. of the guidelines states the criteria that must be met to qualify as on-farm diversified uses, in accordance with the PPS which include:

- Located on a farm.
- Secondary to the principal agricultural use of the property
- Limited in area
- Includes, but is not limited to, home occupations, home industries, agri-tourism uses and uses that produce value-added agricultural products.
- Shall be compatible with, and shall not hinder, surrounding agricultural operations.

26. The proposed amendment complies with these guidelines as the primary use of the subject property is a grain farm and a single detached dwelling and the proposed use will only permit adventure games as an on farm diversified use and to comply with current guidelines the use will be limited in area up to the lesser of 2% of the subject property or 1 hectare to ensure that it remains secondary to that principal agricultural use and does not hinder the surrounding agricultural operations.

27. The proposed wording of the amendment allows for flexibility should the guidelines and/or regulations surrounding on-farm diversified uses be altered in future policy changes. Should restrictions become relaxed future expansion of the use may be permitted by this amendment, should restrictions tighten or remain unchanged future expansion may be limited or not permissible.

Official Plan Designation

28. The United Counties of Stormont, Dundas and Glengarry Official Plan (SDG OP) sets out goals and objectives for development in the County for the next 20 years (2017-2037) including regard for the social, economic, and natural environment of the County. This Plan establishes a policy-driven framework for land use planning for the County and its six municipalities. All land use planning decisions must be consistent with the SDG OP. The SDG OP policies that apply to this proposed zoning amendment are as follows:
- a. 3.5.1 Planning Principles
 - b. 3.5.2 Planning Guidelines
 - c. 5.2 Resource Management Policies
 - d. 5.3 Agricultural Resource Lands
 - e. 5.5 Natural Heritage Features and Areas
29. Section 3.5.1 provides planning principles that apply to any or all development and are required to be taken into account during the review of planning applications.

Adequate Lot Size

- The subject property is approximately 23.36 acres, 2% of this lot is approximately 0.4672 acres which leaves adequate space for the proposed use of adventure games to operate on 2% of the subject property as no structures are being proposed and the applicant has acknowledged that 0.4672 acres would be adequate to operate their adventure games establishment at their desired scale.

Servicing Capacity

- The proposed amendment would not require any changes to public or private services as no structures are proposed, should a serviced structure be proposed at a later date it would need to be privately serviced and would be subject to the requirements of the Ontario Building Code.

Frontage and Access

- The subject property is currently accessed from Old Highway 2 through an existing entrance. This application was circulated to the United Counties of SDG transportation department and they have confirmed that they have no comment on the proposed development and no concerns regarding parking or traffic.

Measures for Landscaping, Buffering, Screening and Land Use Compatibility

- The proposed amendment would permit adventure games, at a limited scale as per provincial guidelines, on a property that is currently used to grow hay and contains a single detached dwelling, the proposed use would not require any significant buffering from the existing use. Since Zoning By-law 38-09 requires no additional parking for the proposed use, no buffering is triggered by section 4 of the zoning by-law as these buffers are generally triggered by development on incompatible adjacent lots or when more than 4 parking spaces are required.

Separation Distances and Influence Areas

- There are no Class I, II or III industries, waste management sites, mineral aggregate reserves, sewage treatment plants/waste stabilization ponds or land uses generating significant noise or vibration nearby and therefore no concern regarding the separation distances and influences areas of those types of uses.

Accessible Communities

- The proposed use would be subject to any potentially relevant Accessibility for Ontarians with Disabilities Act (AODA) accessibility standards. Accessible parking is not required by Zoning By-law 38-09 but this does not exempt the owner of the adventure games facility from any potential requirements under the AODA.

Zoning

- Zoning standards will remain those set out in the Part 10.2 of Zoning By-law 38-09 for the Agricultural zone as the primary use of the property will remain agricultural and the proposed permitted use will be required to be secondary to the primary agricultural use as the AG-35 zone will only serve to add adventure games as an on farm diversified use as a permitted use on the subject property.

Site Plan Control

- Development on the subject property would not be subject to site plan control as it is not in a designated site plan control area as per By-law 14-18, being the Site Plan Control By-law of the Township of South Glengarry.

Environmental Approvals

- No environmental approvals were deemed necessary for the proposed amendment as there is little to no impact expected on the surrounding environment.

Community Improvement

- The proposed amendment would not be relevant to the Township of South Glengarry's Community Improvement Plan.

Complete Communities

- The proposed amendment will permit additional recreational activities in the municipality contributing to a more complete community.

30. Section 3.5.2 provides planning guidelines intended to be used by Local Municipalities in reviewing development applications.

Community Structure

- While the proposed development is on the fringe of the urban settlement area of Lancaster there is little to no impact expected on the ability for the settlement area to expand due to the minor nature of the subject property.

Residential Areas

- The subject property is not in any significant residential area, there are a limited number of dwellings surrounding the subject property at a low density and the proposed amendment will not significantly impact the character of the surrounding area.

Commercial Areas, Main Streets, and Downtowns

- The subject property is not within a commercial area, main street, or downtown.

Industrial Areas

- The subject property is not in an industrial area, there is an adjacent lot zoned light industrial that is currently used for a commercial use of "mini warehouse and public storage" any further development in the adjacent Light industrial lot will be subject to site plan control and will be subject to the appropriate setbacks as outlined by the Province.

Infrastructure

- The proposed amendment would not have any significant impact on the existing demand on the surrounding infrastructure.

Infill and Intensification

- The proposed development efficiently utilizes existing land and does not involve any residential infill or significant intensification due to the nature and scale of the proposed permitted use.

Water and Energy Conservation, Green Energy, and Climate Change

- The proposed permitted use would not inherently promote any energy conservation, green energy development, active transportation.

Open Space, the Natural Environment, and Natural heritage features

- The subject property contains significant woodlands and is adjacent to unevaluated wetlands and unevaluated coastal wetlands, due to the minor nature of the proposed development little to no impact is expected on the surrounding natural heritage features and no study of said features or mitigation measures were deemed necessary.

Shoreline Development and Lake Development

- The proposed development does not take place adjacent to any current shoreline being approximately 1 km from the nearest shoreline of the St. Lawrence River.

31. The subject property is designated Agricultural Resource Lands. Table 5.2. of the Official Plan identifies the permitted and prohibited uses in Resource Lands

Designation	Permitted Uses	Prohibited Uses
Agricultural Resource Lands	<ul style="list-style-type: none"> -Agricultural uses -Agriculture-related uses and on-farm diversified uses (in accordance with Section 2.3.3.1 of the Provincial Policy Statement) -Forestry use or woodlands -Conservation uses - Existing dwellings and dwellings on lots created by consent under Section 8.12.13 and legally existing uses, buildings or structures - Public service facilities which are more appropriately located in the rural area because of their type, size or the catchment area they serve (in accordance with section 2.3.6.1 of the Provincial Policy Statement) -Mineral aggregate operation as an interim use (see Section 5.4.3) -Passive outdoor recreation use excluding buildings and golf courses -Natural heritage features and areas -Wayside Pits or Quarries -Legally existing uses, buildings or structures 	<ul style="list-style-type: none"> - Uses which conflict with normal agricultural operations

32. This proposed amendment conforms to this section of the Official Plan as this amendment will only permit adventure games as an on-farm diversified use ensuring that the adventure games are limited in scale and do not conflict with normal agricultural operations.

33. Section 5.3 Agricultural Resource Lands

5.3.3 On-farm diversified uses are secondary to the principal agricultural use of the property and are limited in area. On-farm diversified uses include, but are not limited to, home occupations, home industries, agri-tourism uses, and uses that produce value-added agricultural products. These uses shall be compatible with, and shall not hinder, surrounding agricultural operations.

34. The proposed amendment complies with this section of the PPS as the proposed use will only be permitted as an on farm diversified use and will be limited in scale to comply with provincial guidelines for on farm diversified uses.

35. Section 5.5 Natural Heritage Features and Areas

The subject property contains significant woodlands towards the south side of the lot and is adjacent to unevaluated wetlands and unevaluated coastal wetlands. Sections 5.5.2., 5.5.4. & 5.5.6. of the SDG OP requires the identification of coastal wetlands to be determined on a site-specific basis and that any development, including a change in the use of land as per PPS 2020 definition, adjacent to a significant woodland or coastal wetland be subject to an environmental impact study. Due to the minor nature of the proposed amendment these studies were not deemed necessary as there is little to no expected impact on the surrounding natural heritage features.

Zoning By-law:

36. The subject property is currently zoned Agricultural (AG) in the Township's Zoning By-law 38-09.

37. The Township's Zoning By-law 38-09 conforms to the United Counties Official Plan and is consistent with the Provincial Policy Statement (PPS), 2020.

Public Consultation:

38. The proposed Amendment was circulated to the neighbouring property owners within 120 metres of the proposed site; it was also advertised in the Glengarry News. Prior to any public meeting, one verbal comment was made over the phone by a recipient of the notice of a public meeting asking for clarification on the definition of adventure games, we have provided the definition directly from Zoning

By-law 38-09 and they did not express any concerns during that conversation. A public meeting was held on August 8th, 2023. There were two members of the public in attendance at the public meeting, Tyler Beraha (applicant) & Frederique Theoret (attendee) and one question was asked regarding the plans to manage waste from the paintball and airsoft facility to which the applicant responded by saying that paintballs and airsoft pellets are biodegradable and that they will have an outhouse available to be emptied regularly.

39. The proposed Amendment was also circulated to the Ministry of Transportation (MTO) and they have not provided any comment to date.
40. The proposed Amendment was also circulated to the United Counties of SDG Transportation Department. The SDG Transportation Department has no objections to the proposed zoning by-law amendment and have confirmed they have no further comments and no concerns regarding parking or traffic.
41. The Ontario Planning Act requires all complete zoning Amendment applications to be processed and a decision to be made within 90 days of receipt of a complete application. This process will be completed within the prescribed timeframe as a decision will be made on day 71.
42. If approved, the subject property will be rezoned from Agriculture (AG) to Agriculture – Exception Thirty-Five (AG-35) to permit adventure games as an on-farm diversified use the subject property.
43. This proposed Zoning By-Law amendment is being recommended to be approved by Council as it is consistent with the PPS 2020 and it conforms to the United Counties Official Plan.
44. Council also has the option to defer the application. Applications may be deferred if Council requires additional information, further staff review, or other reasons. Should Council wish to defer the applications, reasons for the deferral and direction to Staff will be required so that Staff can prepare an updated Staff Report for future consideration.
45. Council also has the option to refuse the applications. Should Council wish to refuse the applications, reasons for the refusal are required including a written explanation of the refusal.

IMPACT ON 2023 BUDGET:

N/A

ALIGNMENT WITH STRATEGIC PLAN:

N/A

RECOMMENDATION:

BE IT RESOLVED THAT Staff Report 110-2023 be received and that By-law 61-2023, being a by-law to amend By-law 38-09 to rezone the property legally described as Part of Lot 33 Concession 1 in the geographic township of Lancaster, now in the Township of South glengarry in the County of Glengarry, located at 20621 Old Highway 2 from Agriculture (AG) to Agriculture – Exception Thirty-Five (AG-35) to permit adventure games as an on-farm diversified use of the subject property, be read a first, second and third time, passed, signed and sealed in open council this 5th day of September 2023. The Council of the Township of South Glengarry confirms that no comments from the public were received on this application therefore there was no effect on the decision.

**Recommended to Council for
Consideration by:
ACTING CAO – KELLI CAMPEAU**

**THE CORPORATION OF THE
TOWNSHIP OF SOUTH GLENGARRY
BY-LAW 61-2023
FOR THE YEAR 2023**

***BEING A BY-LAW TO AMEND BY-LAW 38-09, THE COMPREHENSIVE
ZONING BY-LAW FOR THE TOWNSHIP OF SOUTH GLENGARRY***

WHEREAS, the *Municipal Act, 2001*, c.25 S 5 (1) provides that the powers of amunicipal corporation are to be exercised by its council;

AND WHEREAS the *Municipal Act 2001*, c. 25 S. 5(3) provides that the powers of every council are to be exercised by by-law;

AND WHEREAS pursuant to the provisions of Section 34 of the *Planning Act*, R.S.O. 1990, as amended, Council of the Municipality may enact by-laws regulating the use of lands and the erection of buildings and structures thereon;

AND WHEREAS the Council of the Township of South Glengarry deems it advisable to amend by-law 38-09, a by-law that regulates the use of land and the use and erection of buildings and structures, as thereafter set forth;

**NOW THEREFORE THE COUNCIL OF THE CORPORATION OF THE
TOWNSHIP OF SOUTH GLENGARRY ENACTS AS FOLLOWS:**

1. **THAT** the area affected by this by-law is legally described as Part of Lot 33 Concession 1 in the geographic township of Lancaster, now in the Township of South glengarry in the County of Glengarry, located at 20621 Old Highway 2 as indicated on Schedule "A" attached hereto and forming part of this by-law.
2. **THAT** the property located at Part of Lot 33 Concession 1 in the geographic township of Lancaster, now in the Township of South glengarry in the County of Glengarry, located at 20621 Old Highway 2. (PIN # 671350090) be rezoned from Agriculture (AG) to Agriculture – Exception Thirty-Five (AG-35) to permit adventure games as an on-farm diversified use the subject property
3. **THAT** all other applicable provisions of by-law 38-09, as amended, shall continue to apply.
4. **THAT** this by-law shall come into force and effect and take effect pursuant to the provisions of the *Planning Act*, R.S.O. 1990, as amended.

***READ A FIRST, SECOND AND THIRD TIME, PASSED, SIGNED AND SEALED
IN OPEN COUNCIL THIS 5TH DAY OF SEPTEMBER 2023.***

MAYOR:

CLERK:

BY-LAW 61-2023

EXPLANATORY NOTE

This is an amendment to zoning By-law 38-09, which is the zoning by-law of the Township of South Glengarry. The purpose of this Amendment is to rezone the subject property from Agriculture (AG) to Agriculture – Exception Thirty-Five (AG-35) to permit adventure games as an on-farm diversified use the subject property. All other applicable provisions of Zoning By-law 38-09, as amended, shall continue to apply.

Schedule “A”



Lands to be rezoned to Agriculture –
Exception Thirty-Five (AG-35)

**This is Schedule “A” to By-law 61-2023
Adopted this 5th day of September 2023**

**Township of
South Glengarry**

Mayor

Clerk

INFORMATION REPORT

REPORT TO: Council of the Township of South Glengarry

MEETING DATE: September 5, 2023

SUBJECT: Accelerated High-Speed Internet Program (AHSIP)

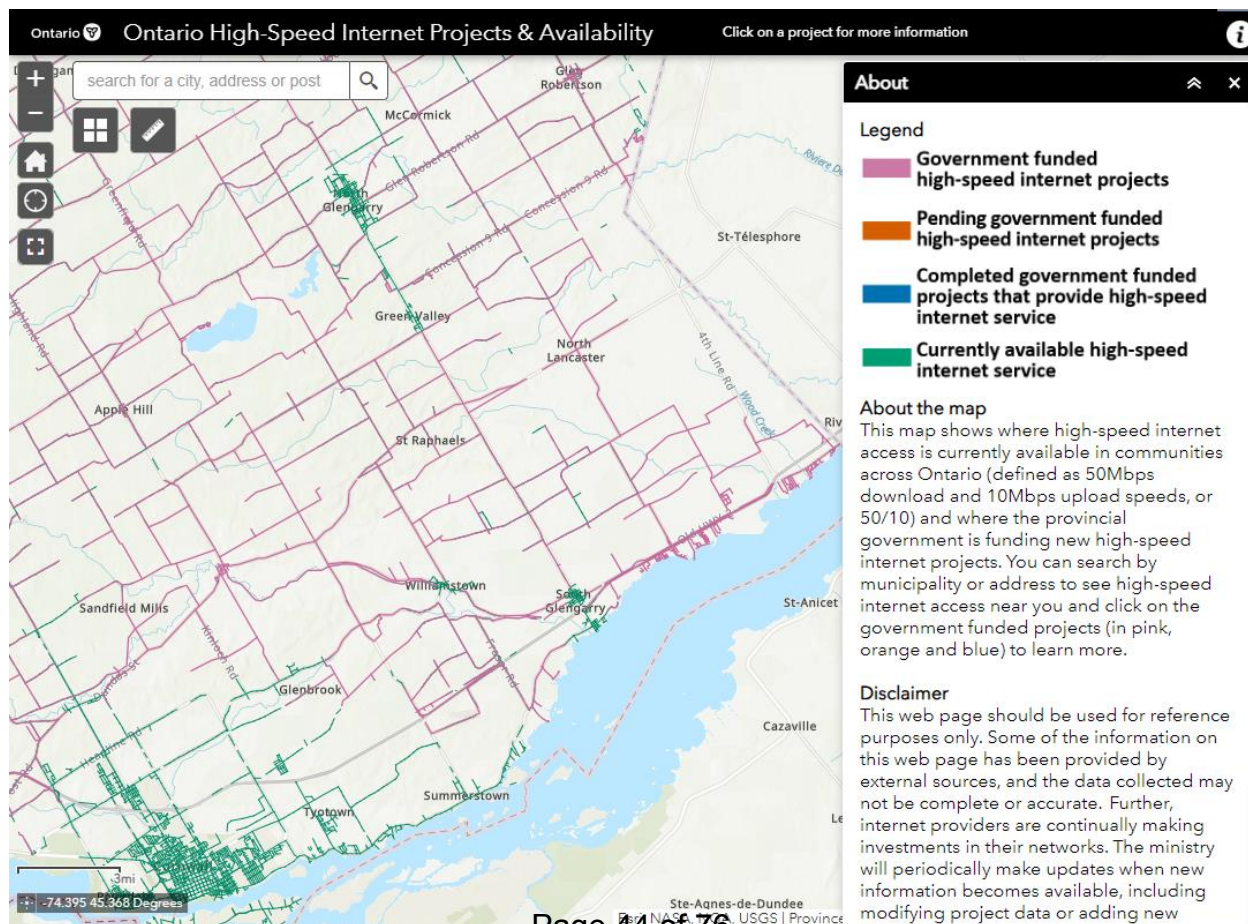
PREPARED BY: Sarah McDonald, P. Eng., GM Infrastructure



The Accelerated High-Speed Internet Program (AHSIP) is funded through the Government of Ontario to **provide high-speed internet to every home and business across Ontario by the end of 2025.**

Infrastructure Services has been working with the Infrastructure Ontario Technical Advisory Team, the successful provider (Rogers) and their Contractor (Ledcor) to facilitate the design and construction work within South Glengarry. The project will involve the installation of 265km of plant and provide service availability to 2,250 homes. The preliminary project schedule includes:

South Glengarry	2023	2024	2025	Total
KM of Plant	65	100	100	265
Homes Passed	0	1,100	1,150	2,250



INFORMATION REPORT

REPORT TO: Council of the Township of South Glengarry

MEETING DATE: September 5, 2023

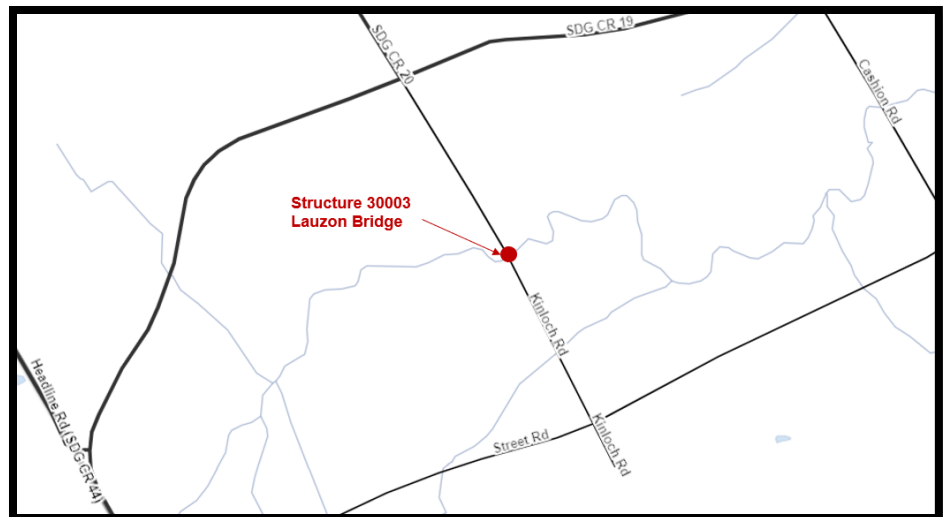
SUBJECT: SN30003 – Notice of Severe Defects

PREPARED BY: Sarah McDonald, P. Eng., GM Infrastructure



The Township of South Glengarry retained Jacobs Engineering to complete the biennial Ontario Structure Inspection Manual (OSIM) Inspections through a joint procurement with SDG, North Glengarry, South Stormont, South Dundas, and North Stormont. The inspections were undertaken during July and August 2023.

Structure Number 30003 (Lauzon Bridge) is a twin 4-meter diameter CSP culverts located on Kinloch Road, approximately 400m north of Street Road, carrying the South Branch of the Raisin River. The condition of this structure is documented through the Township's biennial OSIM Inspections.



Timeline

- **2017 OSIM Report** – Culverts in fair condition, rehabilitation in 1-5 years.
- **2019 OSIM Report** – Culverts in poor condition, replacement in 1-5 years.
- **2021 OSIM Report** – Culverts in poor condition, replacement in 1-5 years.
- **August 9, 2023** - Administration was notified by Jacobs of severe defects present in SN30003, following the 2023 OSIM inspection.
- **August 10, 2023** – Administration attended a site visit with Jacobs to review the culvert condition and discuss potential options (temporary stabilization, monitoring, emergency replacement, scheduled full replacement).
- **August 14, 2023** – Administration received a written condition summary and recommendation from Jacobs for SN30003.

2023 Culvert Condition Summary

Culvert, North Barrel

- Moderate to severe crimping / cracking at horizontal splices near the spring line. West end of north wall and east end of south wall. Resulting in buckling of culvert walls.
- Severe global deformation of entire barrel including cusping along obvert.
- Local deformations of the walls and top of barrel.
- Moderate to severe corrosion of the culvert invert and along the water line. Severe corrosion with perforations at waterline and along south wall near mid span.
- Local deformations at inlet and outlet.
- Efflorescence staining along bolt lines.

Culvert, South Barrel (Unable to walk through due to high water levels, viewed from outlet)

- Similar defects as observed in north barrel, but less extreme.
- Moderate to severe crimping / cracking at horizontal splices near the spring line, midspan of north wall.

Consultant Recommendations

1. **Monitor deformations in culvert on a bi-weekly basis (every two weeks).**
2. **A full replacement of the culvert in 2024 is warranted.**

Administrative Next Steps

1. Administration has initiated bi-weekly monitoring following the recommendation provided by Jacobs. If cracks propagate beyond their current extents, consideration will be given to short-term holding strategies and closure of the structure in the interest of public safety.
2. Receive the completed OSIM Report (December 2023) detailing the condition and needs of all the Township's structural assets.
3. Revise the 10-year Capital Bridge Plan for Council's consideration.

Future Budget Notes

A high-level estimate for the replacement of this structure is \$2,000,000 - \$2,200,000. This is an off-the-cuff estimate based on the current market and recent tenders in neighbouring municipalities and should not be taken as "the number". Refined estimates would be prepared during detail design.

This is not a project that the Township can or should undertake in-house.

2023 Condition Photos (North Barrel) – Provided by Jacobs Engineering



Photo 1: North Barrel Looking West



Photo 2: North Wall – West End



Photo 3: North Wall – West End



Photo 4: South Wall – East End

INFORMATION REPORT

REPORT TO: Council of the Township of South Glengarry

MEETING DATE: September 5, 2023

SUBJECT: SDG Regional Waste Management Update (August 2023)

PREPARED BY: Regional Waste Management Working Group
S. McDonald, B. De Haan (SDG Counties)



BACKGROUND:

Staff participated in the Regional Waste Management Working Group (RWMWG) meeting on May 1st, 2023, at the SDG County Administration Building. The City of Cornwall and all local municipalities were in attendance. The meeting covered several important topics related to waste management in the SDG region. The key points discussed during the meeting are outlined below:

Discussion on Communications Strategy for the Blue Box Transition:

A large portion of the meeting focused on the strategies that the RWMWG wanted to employ as our region approaches the transition to producer responsibility at the end of 2024. The United Counties Communications Coordinator (Todd Lihou) was in attendance to provide some insight and suggestions, with the intention to return at our next meeting in order to present a draft communications plan, with the anticipated roll-out in summer 2024. SDG will be leading the communications strategy, with support from local municipalities.

Utilizing Datacall Information for Blue box Service Cost

SDG completed a summary of annual costs for blue box services based on information submitted through Datacall and providing the group with a detailed spreadsheet and overall costs per household. A summary of costs submitted through Datacall are as follows:

2022 Blue Box Costs (by Municipality)

Summary of Costs	South Glengarry	North Glengarry	South Stormont	North Stormont	South Dundas	North Dundas
No. of Households	\$ 5,848	\$ 4,836	\$ 5,856	\$ 2,735	\$ 6,016	\$ 6,295
Gross Costs	\$ 864,460	\$ 798,422	\$ 524,790	\$ 299,263	\$ 564,343	\$ 457,534
Revenue	\$ 266,846	\$ 213,948	\$ 151,330	\$ 67,923	\$ 87,520	\$ -
Net Cost	\$ 597,613	\$ 584,474	\$ 373,460	\$ 231,340	\$ 476,823	\$ 457,534
Net Cost/ Household	\$ 102	\$ 121	\$ 64	\$ 85	\$ 79	\$ 73

Household Hazardous Waste (HHW)

North Glengarry is leading an initiative for a more regional approach to household hazardous waste, with the intention to ensure that HHW reimbursement is both fair and consistent. All local municipalities and the City of Cornwall are being asked to provide their current costs associated with their respective HHW programs, with the intention to begin discussions with the *Resource Productivity and Recovery Authority* (RPRA) in November.

Local Updates on Waste Management Activities:

Each municipality provided updates on their respective waste management activities, including ongoing projects and initiatives.

The City of Cornwall reported on several major initiatives currently underway, including their *Waste Management Master Plan*, a small business exemption for HHW and a report on the feasibility of waste incineration.

North Dundas noted that they are working with neighbouring municipalities to assist them through the use of 'loaner' trucks due to some mechanical challenges issues that have recently occurred. Some discussion occurred on the relatively short life-span of waste management vehicles due to the type of use they are subject to, current lead times for the delivery of new vehicles and the need to ensure that these units are replaced within a reasonable timeframe.

South Dundas indicated that they are waiting for confirmation from their consultant on the remaining capacity / life of their existing landfill; however it appeared that they will soon need to look for alternative waste disposal solutions.

Regional Waste Disposal Contract

Following the meeting, there were some discussions between several RWMWG members of exploring the possibility of entering into a regional waste disposal contract with the Moose Creek Waste Disposal Facility. This potential contract would be open to any municipal partners who are currently utilizing this resource or exploring the possibility of this facility in the short to medium term. SDG has created a draft scope of work and, with the support of South Stormont, will be working with Ross Gellately (retired, on contract with South Stormont) to further research the feasibility of a joint contract with willing municipal partners. SDG has committed to pay 50% of Ross' costs with the participating municipalities splitting the remaining 50%. There will be further discussions on this project at the next meeting.

COMMENTS / OBSERVATIONS:

As experienced during previous meetings, The Regional Waste Management Group is a great opportunity for local waste management staff to work together for the benefit of their residents and the region. Members also greatly appreciate the participation of the City of Cornwall within this group.

INFORMATION REPORT

REPORT TO: Council of the Township of South Glengarry



MEETING DATE: September 5, 2023

SUBJECT: Garbage and Recycling Receptacles at Township Facilities

PREPARED BY: South Glengarry – Environment Committee

The following information report was prepared following the Committee's meeting on August 1, 2023.

The Township of South Glengarry currently has garbage and recycling receptacles at many of its facilities, such as the Main Office, Char-Lan Recreation Centre, Glen Walter Regional Park, and Smithfield Park. An inventory of the receptacles was undertaken by the Infrastructure Services students, Josh Da Silva and Kean McDonell.

The inventory identified that several Township facilities have garbage receptacles only on-site and no opportunity for waste diversion through recycling. Two examples of popular Township facilities without recycling receptacles are the Lancaster Wharf and Smithfield Park.

Recycling receptacles have not been standardized across facilities and, where available, are missing signage or markings indicating the accepted waste type. Additionally, it was observed that many exterior garbage containers do not have a lid to prevent the ingress/egress of animals, entry of rainwater, or the dumping of large items. It was also observed that many receptacles are in poor condition.

Waste diversion is the process of diverting waste from landfills through recycling and source reduction activities. Waste diversion through recycling was an important part of the Environment Committee's focus during their 2018-2022 term; with an aim to transition South Glengarry to weekly curbside recycling. Weekly curbside recycling was introduced to South Glengarry residents in late 2021.

The Environment Committee continues to place importance on the Township's waste diversion initiatives and challenges the Township to lead through example and improve its own participation in waste diversion by empowering our residents to recycle at Township facilities. The Environment Committee suggests that a natural first step would be to offer standardized waste and recycling receptacles at public facilities which could provide an educational opportunity for the Township's waste and diversion efforts. This initiative could be proposed as part of the 2024 budget process for Council approval.

Township Waste Receptacle Photos



Photo 1. Garbage and recycling receptacles located at the Char-Lan Recreation Center, note the deterioration of the text.



Photo 2. A garbage/recycling receptacle located at Glen Walter Regional Park, note the absence text/graphic indicating the accepted waste type.



Photo 3. A recycling receptacle at Glen Walter Regional Park, note the improvised lid and the similarities between this receptacle and the garbage can next to it.



Photo 4. A garbage receptacle located on main street Lancaster, there are currently no recycling receptacles on main street.

Waste Receptacles from Other Municipalities



Photo 5. A garbage/recycling receptacle from another municipality, note the graphics indicating which side is garbage and which is recycling, as well as the difference in colour.



Photo 6. A garbage/recycling receptacle from another municipality that offers **an opportunity for promotion and education.**



Photo 7. An outdoor garbage/recycling receptacle, this type of receptacle would be cost effective however it has a smaller volume than a standalone garbage/recycling receptacle, and would need to be emptied frequently.

Averaged Cost Samples



An indoor garbage/recycling receptacle, which is also available in a compost configuration.

The cost of this type of receptacle starts at \$270.00.



An example of a typical outdoor garbage/recycling receptacle. Cost starting at \$975.00.

Meeting Notes

Date	Friday May 26, 2023	
Subject	Environmental Committee	
Attendees	Sarah McDonald, P. Eng.	Staff Resource
	Belinda Dixon	Staff Resource
	Angela Parker	Committee Member
	Aodin MacDonell	Committee Member
	Michael Madden	Committee Member
	Michael Seguin	Committee Member
	Rebecca Luck	Committee Member
	Shelley MacPherson	Committee Member
	Martin Lang	Council Member
	Stephanie Jaworski	Council Member
	Jennifer Brown-Hawn	Staff Resource

Agenda Item	
1. Welcome <u> Stephanie Jaworski </u> opened the meeting at <u> 3:40pm </u> and welcomed committee members.	
2. Approval of agenda Moved to approve the agenda as circulated. It was: MOVED BY: <u> Stephanie Jaworski </u> SECONDED BY: <u> ___ Angela Parker ___ </u> Carried	

3. Approval of minutes March 28, 2023

Moved to approve the March 28th, 2023, minutes as presented and the minutes as circulated.

It was: MOVED BY: [Stephanie Jaworski](#)
SECONDED BY: [Michael Madden](#)

Carried

4. Landfill Tour Round Table

a) Beaver Brook

Discussed during tour: well monitoring (Leachates), monde contouring (push), cover discussion, lagoon biosolids discussion, brush compost (Chipping? / Daily Cover)

Aodin MacDonell provided feedback that he had a positive experience when visiting the landfill as a South Glengarry resident.

Angela Parker asked if anyone had a comparison to last year tour and Stephanie Jaworski advised a lot less plastic was visible on the waste mounds.

The Committee was happy to hear that we have hired in house a full-time landfill attendant that has a lot of experience with heavy trucks and that Sarah McDonald (GM of Infrastructure), Donnie Smeall (Roads Manager) and Sean Anderson (Landfill Attendant) all successfully completed a Waste Management Course.

Levelling in house discussed by the Committee and staff resource confirmed the Township owns the equipment but currently outsources this type of work to companies with trained employees.

Angela Parker inquired if we have a chipper yet and if not, should we get one. Staff resource responded advising the significant high cost and long lead time, but a smaller back of tractor version might be an option. The Township will investigate trying one out to see if it's something to review further. Jennifer Brown-Hawn did advise it could be used as daily cover at the landfill.

Shelley MacPherson inquired how many times a year monitoring is completed and Jennifer Brown-Hawn provided a response.

The Committee discussed if blowing garbage is an issue and if the properties around the landfill are visited for clean up of blowing items. It was noted by Stephanie Jaworski that the blown debris seemed less than years past. Michael Seguin provided details and the benefits of a litter screen.

Rebecca Luck was interested in knowing how many bags fill the truck or how many trips to the landfill the truck makes in total per week.

Staff resource

<p>b) North Lancaster</p> <p>Rebecca Luck would like feedback regarding the large pile of shingles.</p> <p>The Committee discussed if battery powered surveillance would be an option and staff resource briefly explained the regulations would need to be reviewed and signage requirements.</p>	<p>Staff Resource</p>
<p>5. 2023 Focus Areas</p> <p>a) Producer Responsibility</p> <p>- Press Release (Opting Out)</p> <p>Staff Resource discussed press release the was released jointly with SD&G Counties and the Committee provided feedback on article.</p> <p>Staff Resource helped explain Circular Materials to the Committee.</p> <p>Martin Lang voiced concern that once they take over are the Municipalities responsible for any gaps. Also, concerned with pick up for Farming and Commercial Businesses. He recommends a working group created to analyze 1rst to transition.</p> <p>Staff Resource explained the likely next action is for all Municipalities of SD&G jointly hire a communications consultant for producer responsibility and the plan is quarterly check ins for any new developments. Several of the 1rst to transition are larger cities therefore the feedback will likely not be accurate for our rural setting and lower population. The Committee would like to discuss the Hawkesbury transition at our next meeting.</p> <p>b) Organics</p> <p>- Limited Composter Availability (20 Units / \$60.00 Resident Cost)</p> <p>The Committee requested a picture and details on the Composters the Township will be offering at a discounted price to residents and Stephanie Jaworski would be interested in seeing composter availability expanded in 2024.</p> <p>Stephanie Jaworski inquired if Food Cyler program will be reintroduced, and Staff Resource advised not at this time but could potentially review for 2024. Michael Seguin did voice his concern that they were expensive even with the subsidy.</p>	<p>Staff Resource</p> <p>Staff Resource</p> <p>Staff Resource</p>

c) Landfill Management**- Beaver Brook and North Lancaster Reports (Any Questions?)**

Michael Madden questioned the section on improvement and training on gas emissions. Jennifer Brown-Hawn explained it's Health and Safety Awareness due to Methane Gas emittance. Angela Parker provided recommendation to review the free green house gas inventory online tool (Partnership for Climate Protection).

Staff Resource explained that the infrastructure team is working on digitizing landfill paperwork and forms which will lead to better efficiency to track data.

Stephanie Jaworksi had some questions about the 2 free access days per resident at the landfill and Staff Resource explained the proof of South Glengarry residency is required, can register at landfill site (cash only) or at the Township office (cash, debit, or credit). Explained we're tracking each free visit to have visibility on each resident s 2 free days.

Staff Resource advised the Committee that she came across the 1998 Solid Waste 40 Year Management Plan and highlighted some points that supported the landfill current status. The Committee showed support for the Township to complete an Option Analysis in 2024. Completing a new Plan will help provide Martin Lang with his concerns on the cost and requirements for a 5-year full or partial closure plan on the North Lancaster Landfill.

Michael Madden discussed some knowledge he has on the Ottawa Incinerator that burns garbage 24hrs a day and Jennifer Brown-Hawn voiced the significant cost for a small Municipality to consider.

Michael Seguin stated as a resident he appreciates access to local landfills.

6. Other Business**a) Variance Report (Data Call)**

Staff resource notified the Committee that 2022 Data Call Report had been submitted and briefly discuss some of the data that came out of completing the report.

The Committee has requested a copy of Data Call be provided to Council in a Staff Report.

Staff resource

Other Business Continued

The Committee voiced again the interest in a tour of GFL.

Staff resource to follow up if any data or pictures available to see how successful Pitch-In week was in South Glengarry.

Staff Resource announced that chippings are now available at Cornwall Landfill and Guindon park for South Glengarry Residents.

Stephanie Jaworski voiced her concern over the condition of recycle containers in our public buildings. Staff Resource advised we would have summer students take some pictures once parks and rec department provide us with the list of facilities where recycle containers are located within South Glengarry.

Staff Resource

Meeting Schedule (Request for Date Change)

July 25th conflict for our next meeting therefore Staff Resource rescheduled it to Aug 1st @ 5pm. Location TBD but preference was for an in-person meeting and not virtual.

7. Adjournment 5:21 pm .

It was:

MOVED BY: Stephanie Jaworski

SECONDED BY: Angela Parker

Carried

CORNWALL REGIONAL AIRPORT COMMISSION
4:00 PM – May 30, 2023
Zoom Meeting
Minutes

1) Welcome

Present: **Martin Lang (Chair)**
 Sam McDonell
 Trevor Bougie
 Dean Hollingsworth
 Suday Jain (TOSG)
 Kelli Campeau (TOSG)
 Bob Peters (Cornwall)
 Steve Small

Regrets: **Denis Sabourin**
 Syd Gardiner

The meeting was opened at: 4:04 pm

2) Approval of Agenda

It was:
MOVED BY: Trevor Bougie
SECONDED BY: Sam McDonell

That the Agenda be approved.

CARRIED

3) Approval of Minutes from April 25, 2023 Meeting

It was:
MOVED BY: Sam McDonell
SECONDED BY: Trevor Bougie

That the minutes be adopted as circulated.

CARRIED

4) Business Arising from the Minutes

- None

5) Airport Manager Update

- **Steve Small**

It was:
MOVED BY: Trevor Bougie
SECONDED BY: Sam McDonell

CORNWALL REGIONAL AIRPORT COMMISSION
4:00 PM – May 30, 2023
Zoom Meeting
Minutes

That the sale of Hangar 13 by Pierre Huneault to John Finnie be approved by the Commission.

CARRIED

6) New Business

- Financial Update (Suday Jain)

7) Correspondence

- None

8) Closed Session

- None

9) Next Meeting – June 27, 2023 at 4:00 pm via Zoom

10) Adjournment

It was:

MOVED BY: Sam McDonell

SECONDED BY: Trevor Bougie

That the meeting be adjourned at 4:28 pm.

CARRIED

**Ministry of
Municipal Affairs
and Housing**

Office of the Minister

777 Bay Street, 17th Floor
Toronto ON M7A 2J3
Tel.: 416 585-7000

**Ministère des
Affaires municipales
et du Logement**

Bureau du ministre

777, rue Bay, 17e étage
Toronto (Ontario) M7A 2J3
Tél. : 416 585-7000



234-2023-4205

August 22, 2023

Dear Head of Council,

Subject: Building Faster Fund

The housing supply crisis affects all of Ontario – from rural communities to large, urban centres. Our government is committed to building at least 1.5 million homes by 2031, with municipalities across the province as our key partners.

On August 21, 2023, Premier Ford announced the new Building Faster Fund, a new three-year-\$1.2 billion program to help municipalities meet or exceed their share of the province's 1.5 million homes goal.

As announced by Premier Ford, 10% of the overall funding will be set aside for small, rural and northern communities that have not been assigned a housing target by the province, in order to address their unique needs in supporting growth in housing supply.

Ontario will be consulting with the Association of Municipalities of Ontario and the Housing Supply Action Plan Implementation Team on program design details of the Building Faster Fund, including how the funds can best support small, rural and northern communities, and I look forward to sharing more information with you in the future. As Ontario grows, we need to build more homes. I look forward to your support in ensuring that everyone – newcomers, young families and seniors – can afford a place to call home.

Sincerely,

A blue ink signature of Steve Clark.

Steve Clark
Minister

c: Hon. Nina Tangri, Associate Minister of Housing
Ryan Amato, Chief of Staff, Minister's Office
Martha Greenberg, Deputy Minister
Joshua Paul, Assistant Deputy Minister, Market Housing Division
Sean Fraser, Assistant Deputy Minister, Planning and Growth Division
Caspar Hall, Assistant Deputy Minister, Local Government Division

Ministry of InfrastructureInfrastructure Programs and Projects
Division777 Bay Street, 4th Floor, Suite 425
Toronto, Ontario M5G 2E5**Ministère de l'Infrastructure**Division des programmes et des projets
d'infrastructure777, rue Bay, 4 étage, Suite 425
Toronto (Ontario) M5G 2E5

MEMORANDUM TO: Municipal CAOs

FROM: Jill Vienneau
Assistant Deputy Minister
Infrastructure Program and Projects Division

DATE: August 14, 2023

SUBJECT: Red Tape Reduction for Designated Broadband Projects

I am pleased to write to you today to provide an update on our efforts to expand high-speed internet access across the province.

In Spring 2023, Ontario introduced the *Less Red Tape, Stronger Economy Act, 2023* to help build on the government's efforts to reduce burden for businesses, not-for-profit organizations, municipalities and other provincially regulated entities. The Ministry of Infrastructure would like to highlight two measures related to this initiative:

1. Amendments to the *Building Broadband Faster Act, 2021* (BBFA) to address barriers to timely municipal permit approvals and efficient infrastructure data collection.
2. Updated guidance to broadband stakeholders through a new version of the *Building Broadband Faster in Ontario Guideline*.

BBFA Amendments

The *Less Red Tape, Stronger Economy Act, 2023* (formerly Bill 91) received Royal Assent on June 8, 2023, amending the *Building Broadband Faster Act, 2021* (BBFA) to remove further barriers or delays to designated broadband project construction and to support a streamlined approach to the deployment of high-speed internet infrastructure in the province.

The amendments to the BBFA provided the Minister of Infrastructure with authority to set out certain new regulatory requirements related to infrastructure data collection and conditions for municipal permitting. Effective July 1, 2023, O. Reg. 436/22 Definitions

and Prescribed Provisions under the BBFA was amended, by way of a Minister's amending regulation, to set out the following:

1. **For infrastructure data collection under s. 20.1 of the BBFA:** Upon request from the Minister of Infrastructure, certain persons or entities who own or operate utility infrastructure within 100 metres of a designated broadband project must submit the requested data in the form required by the Minister within 15 business days of receiving the request.
2. **For municipal permitting under s. 10.1 of the BBFA:** Municipalities may not require proponents to execute a legal agreement in advance of providing access to municipal rights-of-way under s. 10.1 of the BBFA. However, municipalities may require internet service providers (ISPs) to agree in writing to take steps to negotiate such agreements in good faith as soon as reasonably possible as a condition for providing access to their rights-of-way.

These changes are intended to advance broadband projects and ensure mechanisms are in place to protect the interests of municipalities. The Ministry of Infrastructure is developing resources to support municipalities with cost recovery related to designated broadband projects and will ensure that appropriate measures are in place to protect data that is shared.

Building Broadband Faster in Ontario Guideline (Version 3.0)

The Ministry of Infrastructure and Infrastructure Ontario has also updated the Building Broadband Faster in Ontario Guideline (Version 3.0). This Guideline was first released in April 2021 with input from municipalities, ministries, and other partners as a tool to expedite the delivery of designated high-speed internet projects. It was updated in August 2022 as well as in August 2023, to reflect new regulatory requirements that came into effect after its original release.

Guideline 3.0 provides additional clarity and best practices for completing work for designated broadband projects in compliance with legislative and regulatory requirements under the BBFA, the *Ontario Underground Infrastructure Notification System Act, 2012* (One Call Act) and the *Ontario Energy Board Act, 1998* (OEBA).

Key updates to the Guideline include:

- Information on new regulatory measures, including those under the BBFA mentioned above in addition to amendments to the OEBA and One Call Act regulations.

- A new process to help resolve disputes between parties and work with sectors to ensure that they comply with the laws and regulations that are helping to build broadband faster.
- Clarity on the Ministry of Transportation's efforts to speed up their permit process for provincially funded broadband projects.
- Additional guidance on cost sharing for using electric infrastructure to build these projects.

To review the updated Guideline, please visit [Building Broadband Faster in Ontario](#).

Support Tools

Infrastructure Ontario has tools in place that will provide assistance to municipalities, proponents of designated broadband projects and other stakeholders related to new requirements under the legislation and the overall implementation of these projects across the province. These include the Technical Assistance Team (TAT) and the use of an online platform called the Broadband One Window (BOW). The TAT plays a key role in supporting permit applications and facilitating resolutions between stakeholders if disputes arise. BOW will help stakeholders work collaboratively to review and approve permitting applications, share data, and provide progress updates on project milestones.

To get in touch with TAT for assistance, you can e-mail TAT@infrastructureontario.ca, or submit a TAT support request through the BOW platform. I also welcome you to contact broadband@ontario.ca if you have general questions about the government's work and wish to speak with a ministry official.

Next Steps

In the coming weeks, the Ministry of Infrastructure will engage the Association of Municipalities of Ontario to co-develop resources intended to support municipalities with timely permit approvals while ensuring they can appropriately control access to their rights-of-way. There is still considerable work underway to bring access to high-speed internet to every community in Ontario by the end of 2025. We appreciate your continued partnership in helping us achieve this important goal.



Ontario

August 28, 2023

Kelli Campeau
Interim CAO
Township of South Glengarry
kcampeau@southglengarry.com

Dear Ms. Campeau:

We are pleased to announce that the governments of Canada and Ontario are investing up to \$1.5 million over two years to help improve the removal, handling, and disposal of deadstock across the province. The Increasing Deadstock Capacity Initiative application intake will be open from September 21, 2023, to February 1, 2024. All approved projects must be completed by February 1, 2025. You can find additional information, including how to apply, on the Agricultural Adaptation Council Website at info@adaptcouncil.org.

This program is being offered through the Sustainable Canadian Agricultural Partnership (Sustainable CAP). The cost-share funding initiative will help address some of the gaps identified in a Livestock Research Innovation Corporation (LRIC) report released this year and will provide opportunities for the deadstock industry to streamline operations and improve accessibility by increasing capacities and establishing new service standards.

Please note that expenses, where applicable, must meet regulatory requirements, including [Ontario Regulation 105/09](#) under the Food Safety and Quality Act, 2001 (FSQA), and [Ontario Regulation 106/09](#) under the Nutrient Management Act, 2002 (NMA), (or any applicable requirements under the Safe Food for Canadians Act for federally registered plants), and be suitable for use. The undertaking of these activities for cost-share funding may still be subject to regulatory approvals.

Our governments are committed to supporting the agri-food sector and rural communities in Ontario.

.../2

We encourage you to take advantage of this funding opportunity and submit an application. Together, we can ensure that Ontario's agricultural communities can continue to operate sustainably and without interruption.

Sincerely,



Lawrence MacAulay
Minister of Agriculture
and Agri-Food



Lisa M. Thompson
Minister of Agriculture, Food
and Rural Affairs



Algonquins of Ontario

31 Riverside Drive, Suite 101, Pembroke, ON K8A 8R6



To Mayor Lachland McDonald and Council.

The Township of South Glengarry is located within the traditional unceded and un-surrendered territory of The Algonquins of Ontario (AOO). The purpose of this letter is to generate support in helping us to build positive relationships throughout the AOO settlement area.

To that end, we are hopeful of working with your community to both promote and build a mutually beneficial relationship that will eventually extend throughout the entire settlement area (via each community's individually elected representatives). This will work to the advantage of each and every resident throughout Eastern Ontario. The AOO is committed to this goal.

The province of Ontario recognizes the importance of consulting with Aboriginal communities on planning matters that may affect their section 35 Aboriginal or treaty rights. Planning authorities are encouraged to build constructive, cooperative relationships through meaningful engagement with Indigenous communities to facilitate knowledge-sharing in land use planning processes and informed decision-making.

The AOO are on a journey of survival, rebuilding and self-sufficiency - a journey of reconciliation. This journey began over 250 years ago when the first Algonquin Petition was submitted to the Crown in 1772 and will ultimately find resolution in a treaty involving all ten of the following Algonquins of Ontario communities:

- Algonquins of Pikwakanagan First Nation
- Antoine
- Bonnechere
- Greater Golden Lake
- Kijicho Manito Madaouskarini
- Mattawa/North Bay
- Ottawa
- Shabot Obaadjiwan
- Snimikobi
- Whitney & Area

The AOO Settlement Area includes an area of 9 million acres within the watersheds of the Kichissippi (Ottawa River) and the Mattawa River in Ontario, an unceded territory that covers most of eastern Ontario. More than 1.2 million people live and work within the Settlement Area. There are 87 municipal jurisdictions fully and partially located within the Settlement Area, including 75 lower and single tier municipalities and 9 upper tier counties.

Given this, it is imperative that any projects in your municipality impacting natural heritage (including land rights, trails, wildlife, waterways, water resources, environment and archaeological history) be given due consideration before commencement or development of

any kind. The crown has the legal duty to consult with the Algonquins where actions may adversely impact the rights of First Nation Communities and property owners.

The Algonquin Treaty will provide finality and certainty on longstanding issues (dating back to 1772) about the use and management of Algonquin lands and natural resources for the Algonquin people and the residents of the AOO Settlement Area.

We greatly value you joining us on this historic mission. If you have questions or would like to meet to discuss any aspect of our journey forward, please feel free to get in touch with me at any time.

Sincerely,



Jim Meness
Executive Director

jmeness@tanakiwin.com

The Algonquins of Ontario Consultation Office

31 Riverside Drive, Suite 101

Pembroke, ON K8A 8R6

Phone: 613-735-3759 Ex. 200 | Fax: 613-735-6307

Email: algonquins@tanakiwin.com

Website: www.tanakiwin.com



OFFICE OF THE MAYOR
CITY OF HAMILTON

VIA: Mail

The Honourable Doug Ford
Premier of Ontario
Legislative Building
Queen's Park
Toronto, ON M7A 1A1

August 1, 2023

Dear Premier Ford:

City Council, at its meeting held on July 14, 2023, approved Item 13 of Planning Committee Report 23-011 which reads as follows:

13. Provincial Amendments to the Greenbelt Plan (Greenbelt Plan Amendment No. 3) (PED23046(a)) (City Wide) (Item 11.4)

- (a) That Planning and Economic Development Department staff, in conjunction with Legal Services staff, be directed to provide input to the Provincial Land and Development Facilitator under protest with respect to any private development proposals and associated community benefits within the lands removed by the Province from the Greenbelt Plan Area;
- (b) That the Eleven Directions to Guide Development attached as Appendix "D", as amended, to Report PED23046(a), which were previously approved by Council as part of the City's Municipal Comprehensive Review process, be utilized as the framework for the City's input to the Provincial Land and Development Facilitator with respect to any private development proposals within the lands removed by the Province from the Greenbelt Plan Areas;

Direction #11

The City of Hamilton considers agricultural use to be of prime consideration, along with the protection of wetlands and natural heritage features.

- (c) That Planning and Economic Development Department staff be directed to schedule a public meeting of the Planning Committee for the purpose of

obtaining public input as to the City's priorities and expectations with respect to any private development proposals within the lands removed by the Province from the Greenbelt Plan Area; and, that staff consult with City of Hamilton Public Engagement staff to ensure: the statutory meeting meets best engagement practice as much as possible; that the statutory meeting be held in the evening, be live streamed, and be held at a publicly accessible facility that is in close proximity to the Book Road lands; and, that the *Provincial Land and Development Facilitator*, all MPP and MP's be extended an invitation to attend.

- (d) That Planning and Economic Development Department staff be directed to request public discussion except where excluded under the provisions of the Municipal Act, including public agendas, a list of participants and minutes.
- (e) That the Mayor send a letter regarding these recommendations to the Association of Municipalities of Ontario, Federation of Canadian Municipalities, Rural Ontario Municipal Association and all Ontario Municipalities.

Your consideration of Council's request is appreciated. We would ask that you reference File #C23-012 when responding to this correspondence.

Sincerely,



Mayor Andrea Horwath

File #C23-012

c.c. Association of Municipalities Ontario (AMO)
Federation of Canadian Municipalities
Rural Ontario Municipal Association
All Ontario Municipalities (by email)

Established 1793
Incorporated
Wolford 1850
Merrickville 1860
Amalgamated 1998



Telephone (613) 269-4791
Facsimile (613) 269-3095

VILLAGE OF MERRICKVILLE-WOLFORD

Resolution Number: R - 236 - 23

Date: July 10, 2023

For Clerk's use only, if required:

Recorded Vote Requested By:

Barr	Y	N
Cameron	Y	N
Gural	Y	N
Ireland	Y	N
Maitland	Y	N

Moved by: Barr

Gural

Ireland

Maitland

Seconded by: Barr

Gural

Ireland

Maitland

Notice of Motion: Proposed Provincial Planning Statement

Be it hereby resolved that:

WHEREAS the goal of increasing housing supply and reducing barriers in planning processes as set out in the recent legislative, regulatory, and policy changes, including new provisions from Bill 23, More Homes Built Faster Act is welcomed; and

WHEREAS the proposed Provincial Planning Statement (sections 2.6 and 4.3) would dramatically remove municipal power and render aspects of the Village of Merrickville-Wolford Official Plan and other official plans throughout Ontario inoperative, terminate some local planning autonomy, and directly interfere with municipalities' ability to meet local variation and unique community needs; and

WHEREAS the proposed PPS changes that would allow proliferation of lots with protection restricted to specialty crop areas only diminishes the purpose, use and integrity of rural and agricultural lands, thereby removing protection and restricting future uses of those lands; and

WHEREAS the proposed PPS changes encourage sprawl and rural roadway strip development, rather than more fiscally and environmentally sustainable practices like intensification in established settlement areas; and

WHEREAS the Rideau Valley Conservation Authority has played a crucial role in providing planning input and reviewing services to assist our municipality and has provided its own comments outlining its concerns and recommendations;

Established 1793
Incorporated
Wolford 1850
Merrickville 1860
Amalgamated 1998



Telephone (613) 269-4791
Facsimile (613) 269-3095

VILLAGE OF MERRICKVILLE-WOLFORD

NOW THEREFORE BE IT RESOLVED THAT the Council of the Corporation of the Village of Merrickville-Wolford urges the province to:

- Pause proposed changes to the PPS, particularly regarding natural heritage (section 4.1) and agricultural lands (sections 2.6 and 4.3)
- Reinvest trust in the local planning authority of all 444 municipalities, recognizing that each one has unique landscapes, housing needs and visions for local planning matters
- Follow the recommendations provided by the Rideau Valley Conservation Authority

AND THAT our fellow municipalities be urged to voice their concerns regarding the proposed undermining of local planning authority;

AND FURTHER THAT a copy of this resolution be sent to all 444 municipalities, The Hon. Doug Ford, Premier of Ontario, The Hon. Steve Clark, Minister of Municipal Affairs and Housing and MPP for Leeds-Grenville-Thousand Islands and Rideau Lakes, The Hon. Lisa Thompson, Minister of Agriculture, Food and Rural Affairs, The Hon. David Piccini, Minister of Environment, Conservation and Parks, the Association of Municipalities of Ontario, the Rural Ontario Municipal Association and the Federation of Canadian Municipalities.

Carried ☒ Defeated

Michael Cameron, Mayor



**The Corporation of The Township of The Archipelago
Council Meeting**

Agenda Number: 15.2.

Resolution Number 23-131

Title: Request to Province to establish a regulatory framework for digital platforms such as Airbnb and VRBO - Resolution to Support

Date: Friday, August 18, 2023

Moved by: Councillor Barton

Seconded by: Councillor Cade Fraser

WHEREAS the Council of the Township of The Archipelago has received a request for support from the Town of Fort Erie with regards to Controls on Airbnb, VRBO and other global technology platforms which affect municipal rentals;

NOW THEREFORE BE IT RESOLVED that the Council of the Township of The Archipelago hereby supports the Town of Fort Erie's resolution and requests the Government of Ontario to establish a regulatory framework requiring digital platforms such as Airbnb and VRBO to:

1. Require owners using the digital platforms to comply with municipal planning and licensing regulations; and
2. Prevent advertising of properties that are not registered with the relevant municipality; and
3. Provide a contact with the platform to ensure ongoing and effective communications for provincial and municipal officials; and

BE IT FURTHER RESOLVED that the Province of Ontario work with municipalities to address situations in which long term housing stock has been lost to corporate ownership of short-term rental properties; and

BE IT FINALLY RESOLVED a copy of the resolution be forwarded to the Premier of Ontario (Hon. Doug Ford), the Minister of Municipal Affairs and Housing (Hon. Steve Clarke), local MPPs, the Association of Municipalities of Ontario (AMO) and all municipalities in Ontario.

Carried

**THE CORPORATION OF THE
TOWNSHIP OF SOUTH GLENGARRY
BY-LAW NUMBER 62-2023
FOR THE YEAR 2023**

***BEING A BY-LAW A BY-LAW TO ADOPT, CONFIRM AND RATIFY
MATTERS DEALT WITH BY RESOLUTION.***

WHEREAS s.5 (3) of the *Municipal Act, 2001*, provides that the powers of municipal corporation are to be exercised by its Council by by-law; and

AND WHEREAS it is deemed expedient that the proceedings, decisions and votes of the Council of the Corporation of the Township of South Glengarry at this meeting be confirmed and adopted by by-law;

**NOW THEREFORE THE COUNCIL OF THE CORPORATION OF THE
TOWNSHIP OF SOUTH GLENGARRY ENACTS AS FOLLOWS:**

1. **THAT** the action of the Council at its regular meeting of September 5, 2023 in respect to each motion passed and taken by the Council at its meetings, is hereby adopted, ratified and confirmed, as if each resolution or other action was adopted, ratified and confirmed by its separate by-law; and;
2. **THAT** the Mayor and the proper officers of the Township of South Glengarry are hereby authorized and directed to do all things necessary to give effect to the said action, or to obtain approvals where required, and except where otherwise provided, The Mayor and the Clerk are hereby directed to execute all documents necessary in that behalf and to affix the corporate seal of the Township to all such documents.
3. **THAT** if due to the inclusion of a particular resolution or resolutions this By-law would be deemed invalid by a court of competent jurisdiction then Section 1 to this By-law shall be deemed to apply to all motions passed except those that would make this By-law invalid.
4. **THAT** where a “Confirming By-law” conflicts with other by-laws the other by-laws shall take precedence. Where a “Confirming By-law” conflicts with another “Confirming By-law” the most recent by-law shall take precedence.

***READ A FIRST, SECOND AND THIRD TIME, PASSED, SIGNED AND
SEALED IN OPEN COUNCIL THIS 5TH DAY OF SEPTEMBER 2023.***

MAYOR: _____ **CLERK:** _____